

such other and further assurances of title as may be requisite.

AND the said grantee herein, for himself, his heirs and assigns, does hereby covenant and agree with the said grantors and his grantees as follows:

1. That the said grantee will not erect upon any lot or any portion thereof any building that shall be nearer than 25 feet to any street line, and will not erect any dwelling house upon said lot or lots to cost less than \$2500.

2. And for the purpose of sanitation and health, the said grantee will not convey any part of the land herein conveyed to anyone of a race whose death rate is at a higher percentage than the white race.

AND THE SAID GRANTEE by acceptance of this deed for said real estate covenants for himself, his heirs and assigns, that he will fully and truly comply with and fulfil all the conditions, restrictions and limitations hereinbefore contained, and the same shall be construed to be covenants running with the land hereby conveyed, binding upon all succeeding owners and purchasers thereof, and that all conveyances of said real estate made by him and his heirs, personal representatives and assigns shall be subject to the said conditions.

Witness our hands and seals the day and date first above written.

Witness:

F. Ross Myers

G. Leicester Thomas (SEAL)

L. Pearl Thomas (SEAL)

Clyde E. Thomas (SEAL)

Julia E. Thomas (SEAL)

State of Maryland, Frederick County, SS:

I hereby certify that on this 5 day of November 1927, before me, the subscriber, a Notary Public of the County and State aforesaid, personally appeared G. Leicester Thomas, L. Pearl Thomas, Clyde E. Thomas and Julia E. Thomas and acknowledged the foregoing deed to be their respective acts.

Witness my hand and Notarial Seal.

F. Ross Myers  
Notary Public

